

Minutes of Fairview City Council Meeting & Public Hearing, Tuesday, July 26, 2016

Minutes of Fairview City Council Meeting and Public Hearing held on Tuesday, July 26, 2016, at 7:30 p.m. at 85 South state Street, City of Fairview, State of Utah.

Mayor Jeff Cox called the meeting to order at 7:34 p.m. Councilmembers present were Casey Anderson, KaeLyn Sorensen, Bob St. Jacques, and Cliff Wheeler. Councilman Bawb Nielsen was not present. City Employees present were Greg Sorensen, Jan Anderson, Dave Taylor, and Willy Rivera. Citizens present were Ramon and Erma Lee Aaron, Richard and Julia Prue, Mathew Sorensen, Shirley Johnson, Janice Miner, Carrie Christensen, Robert Garlick, JD and Becky Roberts, Cliff and Jackie Keller, Bill Keller, Cal Richins, Ashlyn Anderson, Keith Williams, David Lee, Jack and Charlet Pemberton, Wanda Terry, Perry and Christi Johnson, and Nathan and Trina Huntington.

Councilman Casey Anderson offered the invocation and led the Pledge of Allegiance.

APPROVAL OF MINUTES:

None available.

PUBLIC HEARING:

Open Meeting for public comments on--

Proposed Rate Increase for Sewer and Water Mayor Jeff Cox opened the public hearing at 7:38 p.m. He briefed the public that the City is not meeting the bond requirement and planning for the future needs for these two utilities. The Council would like to raise the water and sewer rates up \$4. The current water rate is \$24.50 for those living within the city limits, and \$34 for those who live outside the city limits. It is also proposed to raise the overage amount to \$.50 per each step increase. The current sewer rate is \$45.

Cliff Keller – Are we talking about raising the rates before you drill the new well just because. Are we meeting our bond requirements right now? When I was here, we were meeting them, but now were not, don't understand. The reserve is for building, for just driving, how can the water system be working.

Janice Miner – I live up Fairview Canyon and my water pressure is zero. They have turned on the fire hydrant outside, I have no water pressure period. How come one person pays the same as a family. I'm not using the same as a family. As far as the sewer rate increase it is a bunch of crap. I feel we are paying a lot. I feel that is unfair.

Richard Prue – I have been here before and again. I think one size does not fit everyone at all. All water over the minimum is more than the basic rate. Those that are abusing it is getting a free ticket. Shouldn't there be a rate on the sewer on the usage. The system has to process. The people who are using the water-- those with one or two are being cheated. Water should be on a three-tier system on the legislature size. Why are we not on the three tier system? You use the water you put in the system one size does not fit all in the city.

Bill Keller - I have some questions. When I decided I wanted a new truck I made cuts. Why can't you make cuts? Right now, it won't hurt me because I have a good job. It will hurt others so why not make cuts. You can charge others that are moving in an impact. Just look into it.

Wanda Terry- I have the barber shop my toilet gets flushed two times a day. That sewer truck is up and down the road and why does that truck not stay at the plant. I would like to know what that sewer man is getting paid. Around \$32.

Matt Sorensen – You can get on Utah’s right-to-know web page. Our sewer guy makes the same as St. George city employees. People can testify that on the weekends the trailers stop at the gas station they fill up water and empty sewer. Someone needs to come up with a way to charge them. I have seen Indianola people come and dump five gallons of waste at the two convenient stores.

Trina Huntington - mentioned that the fire hydrant house has been leaking for nine months and has not been fixed. I have been told that it was not a priority. There has been 140,000 gallons of water as of this time leaked out of the hydrant. I have measured. I don’t know why that is not being fixed. I’m wondering why. I would like that looked into. That is a water concern-- Now that everything has been taking care of, it will be fixed.

Kirk Watts - what is the total revenue we’re trying to generate. \$4,00 per house hold. If we go with the increase you’re looking at it would be \$31,000 per year. Is that what we are trying to generate-- Yes. People that get to come down and dump their sewage-- I know that they pay \$5 does that revenue come to the city. The city gets the business rate. They are metered, the sewer is also related to it. Per position it puts that at a pretty steep price. It wouldn’t take very much to get revenue if they were charge. The businesses are paying much more than the citizens. They are charged per ERUs.

Nathan Huntington - what other avenues where explored to increase revenue-- We have been working with the City employees in cutting cost. With utilities, the only way is to increase by usage. We are looking at avenues in other ways, like with our general fund we are trying to break even. We are keeping an open mind.

Greg Sorensen - if the City wants to raise rates, then the employees should live in town. They are not affected by the raises because they don’t have to pay. They should be held accountable. Feel comfortable that the employees over it should be held accountable.

Cliff Keller - with the sewer plant, when I worked for the city on Memorial and Labor days, the sewer plant was overwhelmed because of the trailers who would stop off and dump their sewage. The business are they charging for people coming in and using the rest rooms not only those that are dump. In four years, the traffic at the stores have gone from weekends to every day of the week. The sewer is being inundated by those who do not live in town- so they are not being charged anything.

Charlet Pemberton - moved to Fairview three years ago on a fixed income. We noticed that rates are a high. We are not meeting obligations and so something needs to be down. Yes, it impacts our budge. I have a strong love for economic development. I feel that if this community is going to be a bedroom community and we are then the rates are going to go up because we are going to be paying as residents. Encourage businesses, etc. to help carry the burden.

Robert Garlick - the sewer when they put their big spill out to get it here. Those widows who were surveyed will go without before in order to pay their bill. I’m worried about our kids and grandkids then they can not afford to live here. I don’t know where it is

going to stop. I don't know why we can't meet our bond compliance. Why are we not in compliance if we were once. It will not be a fun place to live.

Jackie Keller - my concern, we can afford it, but there is some that cannot. Why not increase it a buck? Why is our employee over the sewer not justifying and being held more accountable. If we keep going like this, then they will not be able to live here. I just want my dollar spent wisely.

Closed Public Hearing and Reconvene Back into Regular City Council Meeting. Mayor Cox stated that he appreciated the turn out, and that the Council will take their comments and account for them later in the meeting. The public hearing closed at 8:03 p.m.

APPEARANCES/COMMUNICATIONS:

Erin Anderson – Discussion on a Proposed Cultural Event/Fundraiser. No show.

REPORTS/ACTION ITEMS – BOARDS/COMMITTEES/STAFF/OFFICERS:

Approve Perpetual Utility Easement for Substation Project. At a prior meeting, a property lease was discussed for housing the new substation. City employee Dave Taylor met with Scott Mower, and he is willing to let citizens of Fairview use his property located on 200 East approximately 1½ miles south, it is out of the way. This easement/lease will give the power department the opportunity of splitting the city when the power is down and keep one-part running. This is a perpetual easement. Scott has reviewed the easement as written. It is up to the council if they want to accept this. It was asked what is he getting in exchange. This will be a recorded deed the easement stays if he sells. In place with Scott is an agreement where he can run his cows on the property around the sewer plant. That will continue until the City needs to use the ground. It was asked where the money is coming from to build the substation. It is coming out of the power fund, as of now, there is no increase in power rates. This is one utility that is able to put money away. This project will be being paid out of electrical fund over a period of time. What is the dollar cost of the substation? Roughly, there are no official bids, \$325,000. The current substation was built in the late 60's and is in dire need of repair. At this time, the City has two re-closures. Councilman Cliff Wheeler moved **to approve the utility agreement between Fairview City and Scott Mower for a perpetual easement for the proposed substation.** Councilman Casey Anderson seconded the motion. The voting was unanimous in favor of.

Approve Crossing Guard Notice of Hire. Would like to get approval to advertise for a new crossing guard. Katherine Orton is unable to continue with the crossing guard since she broke her leg. Evelyn Morris who was substituting is unable to help because she felt there would be a conflict with the day(s) she substituted teaching at the schools. Councilman Bob St. Jacques moved **to advertise for the crossing guard job.** Councilwoman Kaelyn Sorensen seconded the motion. The voting was unanimous in favor of.

Discussion of a Botanical, Cultural, Recreational, and Zoological Sales-Tax Option. What this tax would do is help generate revenue to help our recreation program

and sports park. This tax is generated from sales tax. It is a small increase, .01%. Right now the current tax rate is 6.50%, if the Citizens decide they was to raise the tax, it would be 6.60%. This item will need to be put on the November ballot for citizen approval. After some discussion, Councilman Casey Anderson moved **to approve this recreational tax be put on the November ballot**. Councilman Cliff Wheeler seconded the motion. The voting was unanimous in favor of.

Review and Approval of Signs. There have been some issues down at the sports parks. The City would like to put some signs up so as to eliminate some of the problems down there. Asked for the Council to review the signs and give their okay to order them. The total may be around \$200. Councilman Bob St. Jacques moved **to approve the ordering of signs to be placed down at the sports park**. Councilman Casey Anderson seconded the motion. The voting was unanimous in favor of.

24th of July Update – for the most part everything went really good. Carrie Christensen the parade chair had a concern she wanted to address. There was a medical emergency during the parade. The ambulance had just finished the parade route when the call came. Because they had been blowing their sirens, etc. the other parade participants and spectators were not aware there was an emergency. By going the opposite direction against traffic and through huge crowds, numerous people were put at risk. She asked if the City had an emergency plan. She had a few ideas that may help the City in this matter-- 1. Utilize 1st East and 1st West as primary routes where there are fewer people on those streets at that time, 2. Change center street to 1st East to a soft block instead of a hard block using cones, ropes, and signs instead of semi-trucks that can't be moved, 3. Use the parade route as the last possible option for emergency vehicles, and 4. The ambulance not using lights and sirens during the parade. Mayor Cox will get with the emergency personnel and work on this. The Council was appreciative of Carrie and her willingness to serve along brining this item to light and having some solutions available. Councilwoman Sorensen is planning on having a thank-you barbeque with the volunteers and get their feedback on the events. This would be a good time to discuss this. It was asked about the seating at the arena. There are places where the wood is starting to rot. The City is starting to get a plan in place to work on the seating, etc.

Discussion on Annexation. Mayor Cox asked that City employee Dave Taylor to start investigating annexing land outside the corporate city limits. After some discussion with Ludlow Engineering who does our surveying work, the project started out to be more aggressive. They recommended just annexing the approved areas. It is the opinion of the City that the Council consider annexing Fairview Heights and maybe some other smaller areas. Councilman Bob St. Jacques stated that if you don't annex, then the city will not grow. It was the consensus to move forward. Citizen Carrie Christensen stated that the benefit to those in Fairview Heights would have a voice and she asked if her address would change to a do able address. This is just the starting process. Citizens in the audience from Fairview Heights stated that they would like to see street lights put in and a sidewalk for the kids to walk to school on. Someone also mentioned to look into areas where there light industrial could be promoted.

Discussion on Creating Policy on Drones. Councilman Cliff Wheeler mentioned that he had a young man ask what the policy was on drones. He wanted to fly one over

the rodeo for a college project and over the fireworks. The City does not have a policy. It was stated that they have to go by FAA rules on height. It was asked if the Council had any discussion-- It is something that needs to be looked into. Need to look into protecting our first responders, etc. Need to look into the FFA rules and start from there. Mayor Cox and Dave Taylor will look into this and bring back what they find.

Ethics Discussion. Councilman Cliff Wheeler stated that in last month's meeting when going over the vouchers, there was a particular issue that caused a great concern. He mentioned that the City Council needs to be careful in how they handle sensitive items. We are not in the job of singling out our employees or making someone feel bad. We should look at ways to take care of these issues before we come-- remember this is a public meeting. We need to have a little more respect for each other.

INTRODUCTION and ADOPTION OF RESOLUTIONS AND ORDINANCES:

Resolution No. 2016-08R; A Resolution Increasing Monthly Water and Sewer Rates for Fairview City Water and Sewer Services in Order to Meet Water and Sewer Bond Requirements. Mayor Jeff Cox asked if there was any discussion from the Council. Councilman Bob St. Jacques stated that-- I think we need to rethink this and change from a flat rate to a usage. This is the feeling I get from the citizens. Councilman Casey Anderson stated that he didn't want to table this at all-- This was approved two councils ago. It has taken this long. Actually, we are doing what they approved back then. It may seem like a lot of money with a lot of people. The one size fits all, then we need to get meters for all houses. Citizen Janice Miner agreed that should be done. It was stated that once the auto meters are implemented, then the City can then lower the increment or step at that time. Mayor Cox asked if they wanted to change the within the resolution. Councilman Casey Anderson moved **to approve Resolution No. 2016-08R; changing the water rate from \$24.50 to \$28.50 on 8,000 gallons and \$.50 increase on 1,000 increments above the allotted 8,000 for inside city users and \$34 to \$38 for outside city users with the same overage stipulation as inside water usage. And, a sewer rate increase from \$45.50 to \$49.50 for all customers whether in or out of the city.** Councilman Cliff Wheeler seconded the motion. Roll call vote-- Yea/Casey Anderson, Cliff Wheeler, Kaelyn Sorensen. Nay/Bob St. Jacques. Motion passed.

COUNCIL REPORTS:

Mayor Jeff Cox – thanks to all City employees for all they do. On the 24th of July celebration.

Councilman Casey Anderson-- asked the Council if they received their invitation to the UAMPS conference. They will be discussing what changes are happening in the world. It is in September before the League of Cities and Town's fall conference.

Councilwoman Kaelyn Sorensen stated that she appreciated the citizens who came and gave their input-- it is good for us to hear you we need to be able to educate the citizens better. Thank-you to all those who helped with the 24th celebration.

Councilman Bob St. Jacques mentioned that the Planning Commission did not meet this month. The economic development agency is trying to move forward with some projects.

APPROVAL OF VOUCHERS:

Councilman Bob St. Jacques moved **to approve the vouchers from June 16, 2016 to July 22, 2016.** Councilman Casey Anderson seconded the motion. The voting was unanimous in favor of.

EXECUTIVE SESSION:

Councilman Cliff Wheeler moved **to go into executive session at 9:26 p.m.** Councilwoman Kaelyn Sorensen seconded the motion. The voting was unanimous in favor of.

City Council reconvened back into regular session at 10:12 p.m. No business was conducted.

ADJOURNMENT:

Councilman Bob St. Jacques moved **to adjourned meeting at 10:13 p.m.** Councilman Casey Anderson seconded the motion. Motion carried.

City Recorder

Date

Minutes of Executive Session of Fairview City Council Tuesday, July 26, 2016

Minutes of executive session held on Tuesday, July 26, 2016, at 9:23 p.m. in the council room of the Fairview City Hall, 85 South State, Sanpete County, State of Utah.

Those present were Mayor Jeff Cox along with Council Members Cliff Wheeler, Casey Anderson, Kaelyn Sorensen, and Bob St. Jacques.

I, Mayor Cox, do swear that the purpose of the executive session was to discuss a personnel matter.

Mayor Jeff Cox

City Recorder

Date